



COUNTY OF SAN DIEGO DOWNPAYMENT & CLOSING COST ASSISTANCE (DCCA) PROGRAM

BOARD OF SUPERVISORS

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First District

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FINANCING WORKSHEET

Effective August 1, 2005

This worksheet is designed for structuring the financing of a first mortgage, with a DCCA loan. The DCCA loan, whether used for down payment or closing cost, constitutes TWO separate Notes and Deeds of Trust.

BUYER LAST NAME: _____

PURCHASE PRICE \$_____ (must not exceed \$422,750 = (Max. Sales Limit)

DCCA LOAN REQUESTED \$_____

FINANCING:

First Trust Deed Amount \$_____ (Base + PMI, etc.)

DCCA Loan Amount \$_____ (DCCA Loan)

Funding from Other Assistance Programs \$_____

= Total Funding \$_____

The next sections will show the details of the above listed totals.

Please complete the following, giving best estimate and matching GFE figures:

1ST TRUST DEED

1st Mortgage, First Year Interest Rate: _____

1st Mtg. Loan Type: _____
(FHA, VA, Cal-HFA, etc.)

Base 1st Mortgage Amount \$_____

+ Add'l Amount Financed \$_____ (pmi, funding fees, etc.)

= First Trust Deed Total \$_____ (should match "First Trust Deed Amount" above)

DOWNPAYMENT

Downpayment from Buyer \$_____

Downpayment from other Ass't Programs \$_____ (List other Programs & Amounts on next page.)

Down Payment from **DCCA Loan** \$_____ (A) *

= **Total Down Payment** (must match GFE) \$_____

CLOSING COSTS:

Closing Costs Paid by Buyer \$_____

Closing Costs Paid by Seller \$_____

Closing Costs financed in Loan (PMI, etc.) \$_____

Closing Costs Paid by **DCCA Loan** \$_____ (B) *

Closing Costs Paid by other Ass't Programs \$_____ (List other Programs & Amounts on next page.)

= **Total Closing Costs** (must match GFE) \$_____

**"A" + "B" = must add up to
the DCCA Loan Amount
you are requesting.**

* The sum of (A) plus (B) must not exceed the requested DCCA loan amount. Either A or B can be zero.

LENDER CERTIFICATION

The amounts above indicate my best possible estimate at this time.

(Lender Signature)

(Date)

ALL ASSISTANCE PROGRAMS: (including the DCCA loan)

| | | (Dollar Amount) PORTION TOWARD DOWNPAYMENT: | (Dollar Amount) PORTION TOWARD CLOSING COSTS: |
|---------------------------------------|--------------|---|---|
| <u>2ND POSITION</u> | LOAN AMOUNT: | | |
| NAME OF PROGRAM: _____ | | | |
| CITY/COUNTY/STATE: _____ | _____ | _____ | _____ |
| <u>3RD POSITION</u> | | | |
| NAME OF PROGRAM: _____ | | | |
| CITY/COUNTY/STATE: _____ | _____ | _____ | _____ |
| <u>4TH POSITION</u> | | | |
| NAME OF PROGRAM: _____ | | | |
| CITY/COUNTY/STATE: _____ | _____ | _____ | _____ |
| <u>5TH POSITION</u> | | | |
| NAME OF PROGRAM: _____ | | | |
| CITY/COUNTY/STATE: _____ | _____ | _____ | _____ |
| <u>6TH POSITION</u> | | | |
| NAME OF PROGRAM: _____ | | | |
| CITY/COUNTY/STATE: _____ | _____ | _____ | _____ |
| TOTAL: | _____ | _____ | _____ |

Reminder: the DCCA loan in the Unincorporated Areas (\$80,000) is two separate loans, taking two separate positions.
Such as: 2nd position = \$35,000
3rd position = \$45,000 for a total of \$80,000.

Buyer's Contribution:

The DCCA program requires a minimum Buyer's Contribution of at least 1% of the Purchase Price:

Purchase Price: \$_____

1% is: \$_____ (Required minimum contribution)

The Buyer's 1% Contribution can come from these sources, as long as the "total" is equal to, or greater than, 1%.

Buyer's portion toward Downpayment: _____

Buyer's portion toward Closing Costs: _____

Buyer's MCC application Fee: _____

TOTAL from Buyer into the Transaction: _____ (must be equal to, or greater than, 1%, and
match the buyer contribution amounts on the page 1 of the Financing Worksheet).

Buyer's Ernest Money deposited into Escrow is: _____

To Determine the MAXIMUM Refund allowed to Borrower

(We Will Get the Final Information From Escrow.)

Actual monies deposited into Escrow – Total: _____

MCC Application Fee (POC) : _____

Monies Deposited from third party (gift) : _____

Total into Transaction : _____

Subtract (-)

1% PERCENT Required Contribution : _____

Equals (=)

MAXIMUM Refund allowed to Borrower: _____